

Re: PROPOSED ISSUANCE OF DEMOLITION PERMIT - 6521 BONSOR AVENUE

MUNICIPAL MANAGER'S RECOMMENDATION:

1. THAT the recommendation of the Director Planning & Building Inspection be adopted.

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TO: MUNICIPAL MANAGER
FROM: DIRECTOR PLANNING & BUILDING INSPECTION
SUBJECT: PROPOSED ISSUANCE OF DEMOLITION PERMIT - 6521 BONSOR AVENUE
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SUPPLEMENTARY
1986 November 24

RECOMMENDATION:

1. THAT this report be received for information purposes.

R E P O R T

On 1986 November 21, a request was made for a demolition permit for the demolition of the Digney Bowling Alley building and residence at the captioned address. These buildings are owned by or on behalf of Cal Investments and are on a property within the boundaries of the area that was the subject of the Second Phase rezoning proposal submitted on behalf of Metrotown Centre.

We are advised that the bowling alley improvements have been removed from the main building, the buildings are presently vacant, and the owner has concerns related to vandalism and fire hazard associated with their retention. Accordingly, he has requested demolition, and there is no technical reason why a permit should not be issued.

However, it will be recalled that Council has a longstanding policy, applied through the adoption of a prerequisite condition, of requiring that demolitions on sites that are under rezoning application await Third Reading of a rezoning bylaw. The purpose of this policy in part is to ensure that premature demolitions are not used to co-opt the Council in its decision-making role in the rezoning process.

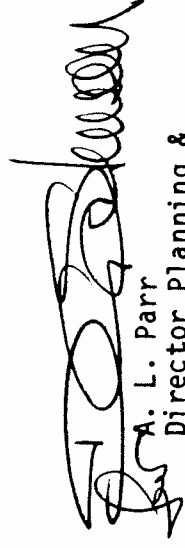
In this particular instance the property is the subject of a rezoning application but, because of the Phasing Policy as adopted for the Metrotown core, the application has not been advanced to the stage where prerequisite conditions are formally applied. As a result, staff consider that there would be no breach of the Council policy if the requested permit were to be issued.

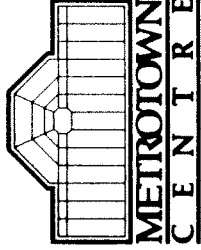
In view of the circumstances, staff have discussed the matter with the General Manager of Metrotown Centre who has provided the attached letter acknowledging his company's understanding that issuance will not be construed as signifying any Municipal support or commitment to any particular development proposal. In our view this satisfactorily addresses the principle of the policy position.

Having received this assurance, and recognizing that the normal technical conditions for issuance of demolition permits will apply, staff propose to issue the requested demolition permit on Tuesday, 1986 November 25, unless otherwise directed by Council.

ALP

DGS:lf
Attachment
cc: Chief Building Inspector
Director Engineering


A. L. Parr
Director Planning &
Building Inspection



November 21, 1986

Burnaby Municipal Hall
4949 Canada Way
Burnaby, B. C.
V5G 1M2

Attention: Mr. Don Stenson
Planning Department

Dear Don:

Following our conversation of this date, this letter will act as our commitment that a demolition permit will not be construed as an indication or commitment by the District Municipality concerning any development application by our company or its representatives.

The permit and its related work is needed to remove the potential of further vandalism, fire hazard, or liability, directed toward our company.

Yours truly
METROTOWN CENTRE



R. F. Drane
General Manager

RFD/bo

cc : G. Shank
G. Buckles